

SECTION 6.4: PRIVATE CLUB DISTRICT (B-4)

6.4.A Description

The B-4 District is intended to provide for private clubs providing on-the-premises consumption of alcoholic beverages.

6.4.B Permitted Uses

- (1) Fraternal organization, lodge, civic club
- (2) Golf course or country club (private)
- (3) Hotels & motels
- (4) Private clubs

6.4.C Conditional Uses (Special Use Permit required)

None

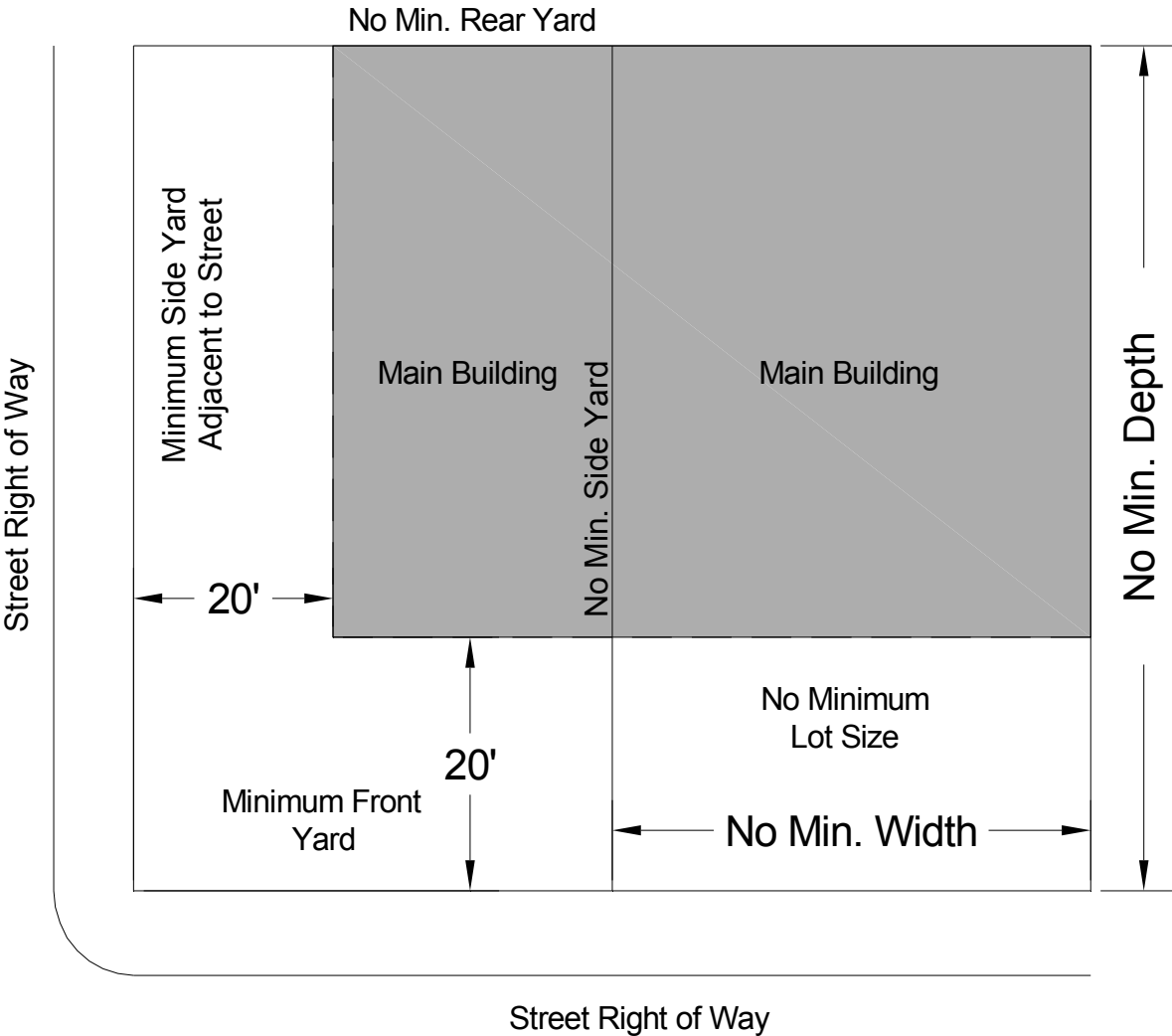
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6.4.D Height, Area, Yard, and Lot Coverage Requirements

- (1) Maximum density: There is no maximum density requirement.
- (2) Minimum lot area: There is no minimum area requirement.
- (3) Minimum lot width: There is no minimum width requirement.
- (4) Minimum lot depth: There is no minimum depth requirement.
- (5) Minimum depth of front setback: 20 feet
- (6) Minimum depth of rear setback: There is no minimum rear setback requirement unless the lot abuts upon a Residential District, then a minimum ten feet is required.
- (7) Minimum width of side setback:
 - (a) Internal lot: There is no minimum side setback requirement unless the lot abuts upon a Residential District, then a minimum five feet is required.
 - (b) Corner lot: 20 feet
- (8) Building Size: There are no minimum size regulations
- (9) Maximum height of structures: 35 feet
- (10) Public, semi-public or public service buildings, hospitals, institutions or schools may not exceed a height of 60 feet. Churches, temples, and mosques may not exceed 75 feet, if the building is set back from each yard line at least one foot for each two feet additional height above the height limit in this district.

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Note: No rear or side yard except when the lot abuts upon a Residential District, then the minimum setback for rear yard is ten feet and side yard is five feet.

6.4.E Parking Regulations

All Uses Permitted in the B-4 District: See Section 11 for Parking Regulations

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6.4.F Sign Regulation

See Section 12 for Sign Regulations.

6.4.G Exceptions to Use, Height, and Area Regulations

See Section 10.

6.4.H Garbage Regulations

Private Club District businesses will provide a serviceable area specifically for refuse collection designed for refuse canisters. Each designated canister area will be nine feet wide and eight feet deep (72 square feet), with a cement slab base. If the location of the cement slab is adjacent to a residential district, the slab must be at least five feet from the property line. The refuse area will be enclosed on three sides by a privacy fence. Approach areas will meet the requirements of Section 6.4.I.

6.4.I Loading and Unloading Regulations

All loading, unloading, and maneuvering of vehicles connected with the activity must be on the premises and will not be permitted in any street. Loading and unloading areas must be paved with a sealed surface pavement and maintained in such a manner that no dust will be produced.